

		Maple Grove 2023 Board of Appeal and Equalization reconvene meeting
		<u>DRAFT</u> Meeting minutes
		May 2, 2023

Call to order		<p>Pursuant to call and notice thereof, the Maple Grove Board of Appeal and Equalization reconvene meeting was held at 7 p.m. on May 2, 2023. Members present were Mayor Mark Steffenson, Councilmembers Judy Hanson, Kristy Barnett, Kristy Janigo and Rachelle Johnson. Present also were Heidi Nelson, City Administrator; and Markus Yager, City Assessor; Molly Johnson-Marion, Kelsey Tur, Commercial Appraisers; Randy DeJong, Sr. Residential Appraiser; Cole Collins and Jordan Crowe, Appraisers; Michelle Eason and Sara McCartney, Assessing Technicians.</p> <p>Mayor Steffenson called the meeting to order at 7 p.m.</p>
Adopt agenda		Motion by Member Barnett, seconded by Member Johnson, to adopt the agenda as presented. Motion carried 5-0.
Purpose of tonight's meeting		Mayor Steffenson stated the purpose for tonight's meeting is to reconvene and make a decision on the 2023 estimated market values and classifications for taxes payable in 2024.
Assessor remarks		City Assessor Yager explained that the mayor and city council serve as the Local Board of Appeal and Equalization and the members of the Local Board and each property owner were provided with the city assessor's report, including the city assessor's written recommendations. He stated that each petitioner will be notified by mail of the Board's decision and if they are not satisfied, petitioners may continue their appeal to the Hennepin County Board of Appeal on Monday, June 12, 2023, and details regarding the County Board of Appeal would be included in the city assessor's letter to each petitioner.
Consideration of Appeals		
Dennis Larson		Petitioner was not in attendance.

34-119-22-23-0031 6526 Glacier Lane North	<p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$541,300, a 2023 assessed value of \$564,400 and the assessor recommended value was \$524,200. City Assessor Yager explained an adjustment was made to the value due to the price of the land.</p> <p>Motion by Mayor Steffenson, seconded by Member Barnett, to set the 2023 assessed value at \$524,200. Motion carried 5-0.</p>
Kathleen & Victor Kornis (Victor and Kathleen Kornis 2017 Revocable Trust) 18-119-22-41-0021 17595 Weaver Lake Drive North	<p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$657,800, a 2023 assessed value of \$643,300 and the assessor recommended value was \$643,300.</p> <p>Victor Kornis, 17595 Weaver Lake Drive North, thanked the Board for considering his appeal. He provided the Board with a handout and summarized the duty of the Board of Appeal and Equalization per state statute. He explained his eight closest neighbors had received reductions in their property value. He indicated the lake wide assessments went down 10% and his only went down 2.2%. He reported this was not uniform, but rather was discriminatory. He explained the Board granted his home a \$61,000 reduction in 2022 and asked that his property not be treated differently because of this. He stated he reviewed the assessments for every home on Weaver Lake and 92 received reductions of over 10.1%. He commented on the remaining six properties and requested the Board reconsider his property value. Lastly, he discussed the comparables that were provided by the city assessor and reiterated that his home was not improved in the last year. He reiterated that his home was one of the smallest homes on Weaver Lake. He asked that his home be assessed at a fair and comparable value (\$442 per square foot versus \$538 per square foot). In order for the value of his home to remain uniform with the homes on Weaver Lake, he recommended the assessed value of his home be \$592,000.</p> <p>Mayor Steffenson asked if staff had a response. City Assessor Yager reported it was typical for smaller homes to have a higher per square foot value than larger homes due to the law of diminishing returns. He explained he attempted to value the home equally and uniformly.</p>

	<p>Mr. Kornis stated he did not believe the proposed value of his home was equal or uniform given the property reduction values for all of the other homes on Weaver Lake.</p> <p>Member Hanson questioned what the market value would be for this home. City Assessor Yager indicated this value would be \$702,000, which supports his assessed value of \$643,300.</p> <p>Mr. Kornis commented he had this same problem last year and urged the Board to reconsider the value of his home.</p> <p>Member Johnson read a statement from the Board of Appeal and Equalization handbook noting the Board was responsible for reviewing the 2023 value classification but it cannot consider previous year values or previous year changes. Rather the Board was to review whether the 2023 value were fair and equitable. She explained the Board could not make assessments or set values based on what was done last year. She noted the data sets reset each year.</p> <p>Mr. Kornis reiterated that the eight homes surrounding him had lower assessments than him and the one comparable he discussed was larger than his home and was being assessed at a lower per square foot value than his home. He requested the Board reconsider the per square foot value of his home because it was \$95 higher than the comparable used by the city assessor. He stated 92 homes on Weaver Lake received a 10% reduction in their property taxes and his reduction was 2.2%.</p> <p>Member Barnett indicated he would be abstaining from voting on the assessed values for lake properties.</p> <p>Member Hanson stated she spent considerable time reviewing the data and looking at the comps. She agreed the Cedar Island comparable should be omitted. She was of the opinion the first comparable was close to Mr. Kornis's home. She indicated she was comfortable with recommending the city assessor's recommended value of \$643,300.</p> <p>Motion by Member Hanson, seconded by Mayor Steffenson, to set the 2023 assessed value at \$643,300. Motion carried 4-0-1 (Member Barnett abstained).</p>
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William Feist (William Leo Feist and Diane Florence Feist Revocable Trust) 04-119-22-22- 0006 15750 Territorial Road	<p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$805,000, a 2023 assessed value of \$792,000 and the assessor recommended value was \$792,000.</p> <p>William Feist, 15750 Territorial Road, thanked the Board for allowing him to speak. He discussed the time he has spent with staff researching his property value. He stated after understanding better the future developments that would occur around his property, he could support the value remaining as proposed by the city assessor.</p> <p>Motion by Member Hanson, seconded by Mayor Steffenson, to set the 2023 assessed value at \$792,000. Motion carried 5-0.</p>
Carla & Yan Lo 31-119-22-42- 0039 6370 Queensland Lane North	<p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$1,060,900, a 2023 assessed value of \$1,092,800 and the assessor recommended value was \$1,079,000.</p> <p>Carla Lo, 6370 Queensland Lane North, discussed the comparables used for her home. She was of the opinion the second comparable was not fair because it sold for \$205 per square foot. She suggested the per square footage value be closer to \$172 per square foot. She indicated the city assessor's assessed value had her home at \$188 per square foot.</p> <p>Mayor Steffenson questioned what Ms. Lo would like to see the value of her home set at. Ms. Lo requested the value be set at \$1,060,900, which was \$184 per square foot. She explained she received a 26% increase in her property value in 2022. She stated she would appreciate the Board keeping her taxes flat for one year in order to bring her home's value in alignment with the neighboring or comparable homes.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$1,060,900. Motion carried 5-0.</p>
Louis & Susan Frykman	<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022</p>

34-119-22-34-0037 13850 62nd Avenue North	<p>assessed value of \$340,000, a 2023 assessed value of \$379,300 and the assessor recommended value was \$379,300.</p> <p>Member Hanson reported the market value of this home for 2023 was \$400,300 and the recommended assessed value was \$379,300. She understood the petitioner would like the value to be set between \$360,000 and \$370,000. She commented on the comparables and noted the second was the most comparable to the subject property and this home sold for \$400,000 in 2022.</p> <p>Motion by Member Hanson, seconded by Member Barnett, to set the 2023 assessed value at \$379,300.</p> <p>Member Janigo discussed the narrative from the petitioner and asked if split entries were good comparables for this home. City Assessor Yager explained he liked to have comparables that matched the style of the home.</p> <p>Motion carried 5-0.</p>
Kevin McGowan 19-119-22-11-0018 17747 83rd Avenue North	<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$430,000, a 2023 assessed value of \$474,700 and the assessor recommended value was \$459,100.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$459,100. Motion carried 5-0.</p>
Tao Zhang 36-119-22-43-0084 6241 Eagle Lake Drive North	<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$647,700, a 2023 assessed value of \$690,300 and the assessor recommended value was \$666,500.</p> <p>Member Barnett asked if the proposed reduction had occurred in the past two weeks. City Assessor Yager explained he was able to view the property last week and was recommending the proposed reduction.</p> <p>Motion by Member Barnett, seconded by Member Hanson, to set the 2023 assessed value at \$666,500. Motion carried 5-0.</p>

James & Janet Baumgarten 07-119-22-32- 0001 18725 County Road North 30	<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$314,600, a 2023 assessed value of \$367,700 and the assessor recommended value was \$335,900.</p> <p>Motion by Member Hanson, seconded by Member Johnson, to set the 2023 assessed value at \$335,900. Motion carried 5-0.</p>
Larry & Maureen McGough (The McGough Living Trust) 36-119-22-34- 0009 6181 Eagle Lake Drive	<p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$996,800, a 2023 assessed value of \$1,043,400 and the assessor recommended value was \$1,043,400.</p> <p>Larry McGough, 6181 Eagle Lake Drive, stated he has met with staff and he understood the high value of his property was due to the land. He further discussed how lakeshore property was valued and asked if each lake in Maple Grove had the same value for its lakeshore property. City Assessor Yager explained Fish Lake had the highest value for lakeshore property, followed by Weaver Lake and Eagle Lake.</p> <p>Mr. McGough reported his property value went from \$424,000 to \$628,000 last year. He asked what data supported this substantial increase. City Assessor Yager reported the 2022 increase was based on sales that occurred from October of 2020 to September of 2021.</p> <p>Mr. McGough commented on how sales had slowed down in the past year. He explained he spoke with a realtor and had all of the lakeshore properties in Maple Grove pulled for him to review. He inquired if these could be reviewed when setting the value of his property. Mayor Steffenson reported these listings would not be reviewed.</p> <p>Mr. McGough discussed the condition of his home noting it needed a new roof and kitchen. He questioned what the value of his home would be if he invested \$200,000 to \$300,000 in improvements. City Assessor Yager indicated the value would go up, but he was uncertain what this amount would be. He encouraged Mr. McGough to contact him to further discuss his matter.</p>

	<p>Member Janigo reported the comparables used for this property were on channels. She asked if this was a fair comparison. City Assessor Yager discussed how these comparables were used along with historical data to set the values for homes on lakes.</p> <p>Motion by Member Hanson, seconded by Member Johnson, to set the 2023 assessed value at \$1,043,400. Motion carried 4-0-1 (Member Barnett abstained).</p>
<p>Midwest Transmission Props</p> <p>13-119-22-22- 0020</p> <p>11071 93rd Avenue North</p>	<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$2,191,200, a 2023 assessed value of \$2,848,600 and the assessor recommended value was \$2,807,700.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$2,807,700. Motion carried 5-0.</p>
<p>Vui Pham</p> <p>34-119-22-11- 0011</p> <p>12715 69th Avenue North</p>	<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$505,000, a 2023 assessed value of \$631,800 and the assessor recommended value was \$631,800.</p> <p>Member Hanson indicated she was struggling with this property because much of the home was unfinished. She questioned how staff found comparables to support the proposed value. City Assessor Yager commented on how staff used like properties and determined the percentage of the home that was unfinished before setting the value. He reported the home was approximately 95% complete.</p> <p>Motion by Mayor Steffenson, seconded by Member Johnson, to set the 2023 assessed value at \$631,800. Motion carried 5-0.</p>
<p>Kyle Simonson</p> <p>36-119-22-13- 0042</p>	<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$1,843,100, a 2023 assessed value of \$1,861,500 and the assessor recommended value was</p>

6509 Eagle Lake Drive	<p>\$1,668,100.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$1,668,100. Motion carried 4-0-1 (Member Barnett abstained).</p>
Dane & Cheri Holmberg 28-119-22-11-0016 7629 Mariner Point North	<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$729,900, a 2023 assessed value of \$815,900 and the assessor recommended value was \$815,900.</p> <p>Member Hanson stated the comps used for this home were much larger than the subject property. She supported a lesser value being considered for this property.</p> <p>Member Johnson indicated this property was located on a channel. She discussed how the comps used were from channels on Eagle Lake and Fish Lake. She stated she supported the proposed value.</p> <p>Motion by Member Johnson, seconded by Mayor Steffenson, to set the 2023 assessed value at \$815,900. Motion carried 5-0.</p>
Bruce Maus, WEC, Inc. 11-119-22-44-0024 9424 Deerwood Lane	<p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$2,868,900, a 2023 assessed value of \$3,603,600 and the assessor recommended value was \$3,603,600.</p> <p>Bruce Maus, representative for WEC, Inc., provided the Board with a handout. He reviewed the purchase price for the property noting this included 12 bridge cranes. The estimated used value of these cranes was reviewed with the Board. He reviewed photos of the interior of the building, noting the 2023 estimated market value for the building was \$2,868,000 and the assessed value was \$3,603,600, which was higher than it should be for a property in Maple Grove. He discussed how the real estate market was changing and how buildings needed to be flexible in their design. He commented on the future resale of the building noting there was not a clear flow due to the numerous load-bearing walls. He reviewed the comps used for this property and recommended comp three be removed from consideration because it had a higher percentage of</p>

	<p>office space. He provided further comment on the differences between comps one and two from the subject property. He was of the opinion comp six and seven were the most comparable to his building. He recommended the value of the subject property be reconsidered and reduced. He suggested the value of the bridge cranes be removed from the value of the property and that the value of the property be set at \$83.88 per square foot.</p> <p>Member Johnson indicated comp six cannot be considered by the Board due to the date of the sale. City Assessor Yager noted this sale was permissible because it points to the value of the property in January of 2023.</p> <p>Member Barnett expressed concern with how sales data may change in four months and how this could impact property values.</p> <p>Member Janigo stated the value of the cranes was \$3.4 million. She questioned if this value was outside the scope of what was being done tonight. City Assessor Yager explained the city does not value the bridge cranes, this is considered personal property.</p> <p>Mr. Maus reported he understood the assessed value was only on real property, however he wanted to make the Board aware when he purchased the property in 2020 the cranes were included in the purchase price.</p> <p>Member Hanson thanked Mr. Maus for his great presentation. She discussed how difficult it was to set a fair market value when each property in Maple Grove was so unique. She indicated she would be relying on the city assessor for his expertise for this property.</p> <p>Mayor Steffenson stated he understood the comparables that were proposed by Mr. Maus. He discussed how commercial and industrial properties were much more complicated than residential properties. Mr. Maus requested the Board reconsider the value of his building and that the per square foot value be set closer to \$83 per square foot instead of \$90 per square foot.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson,</p>
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		to set the 2023 assessed value at \$3,603,600. Motion carried 5-0.
Heather & Robert O'Connell 22-119-22-32- 0061 8005 Cheshire Lane North		<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$894,500, a 2023 assessed value of \$979,300 and the assessor recommended value was \$968,400.</p> <p>Motion by Member Barnett, seconded by Member Janigo, to set the 2023 assessed value at \$968,400. Motion carried 5-0.</p>
Edgar & Patricia Ocampo 35-119-22-13- 0012 11649 Gentilly Road North		<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$557,500, a 2023 assessed value of \$550,100 and the assessor recommended value was \$509,800.</p> <p>Motion by Member Johnson, seconded by Member Janigo, to set the 2023 assessed value at \$509,800. Motion carried 5-0.</p>
Orlin Georgiev 35-119-22-21- 0008 12131 69th Avenue North		<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$350,100, a 2023 assessed value of \$339,500 and the assessor recommended value was \$330,500.</p> <p>Motion by Member Hanson, seconded by Member Johnson, to set the 2023 assessed value at \$330,500. Motion carried 5-0.</p>
Donald Moog 12-119-22-34- 0104 10600 93rd Avenue North		<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$300,400, a 2023 assessed value of \$298,200 and the assessor recommended value was \$271,700.</p> <p>Motion by Member Hanson, seconded by Member Janigo, to set the 2023 assessed value at \$271,700. Motion carried 5-0.</p>
Darryl & Christine Dehn 36-119-22-22- 0014		<p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$533,100, a 2023 assessed value of \$552,100 and the assessor recommended value was \$544,900.</p> <p>Darryl Dehn, 10809 69th Avenue North, stated his home was older with a finished basement that was 50 years old. He</p>

10809 69th Avenue North	<p>reviewed the comps used for his property noting the homes were much newer and updated. He noted he was on a channel where he could barely run a pontoon through. He commented on the value of his home as proposed by Zillow noting he had the lowest value home on the street.</p> <p>Member Johnson asked what the value of the land was versus the building. Mr. Dehn explained he understood the value of his land was higher, but reiterated he could not run a dock through the channel and cattails to the lake. City Assessor Yager explained the breakdown he has was \$326,600 for the land and \$225,500 for the building.</p> <p>Mr. Dehn commented further on how he believed the comparables were unfair. He noted he has water being pumped out of his basement by a sump pump and the comparable homes have nicely finished walkout basements. He requested the value of his home be set at \$433,000.</p> <p>Member Johnson stated this property had 100 feet of channel lakeshore, which was still quite strong. She explained based on the value of the land, the home would be valued at \$218,300, which she believed was accurate. She indicated she supported the assessor's value of the property.</p> <p>Motion by Member Johnson, seconded by Member Hanson, to set the 2023 assessed value at \$544,900. Motion carried 5-0.</p>
Paul & Deborah Young 10-119-22-33- 0050 14022 93rd Place North	<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$365,000, a 2023 assessed value of \$407,000 and the assessor recommended value was \$407,000.</p> <p>Motion by Member Hanson, seconded by Member Barnett, to set the 2023 assessed value at \$407,000. Motion carried 5-0.</p>
John & Debra Tatley 29-119-22-34- 0013 6996 Garland	<p>Petitioner was not in attendance.</p> <p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$652,400, a 2023 assessed value of \$655,900 and the assessor recommended value was \$655,900.</p> <p>Motion by Member Hanson, seconded by Member Janigo, to</p>

Lane North	set the 2023 assessed value at \$655,900. Motion carried 5-0.
<p>Nilabh Narayan</p> <p>32-119-22-22-0019</p> <p>6711 Garland Lane North</p>	<p>Mayor Steffenson stated the property in question had a 2022 assessed value of \$714,400, a 2023 assessed value of \$735,200 and the assessor recommended value was \$717,100.</p> <p>Nilabh Narayan, 6711 Garland Lane North, explained he was not an assessor and he did not understand how values were set. He reported his home was 16 years old and he could not afford to make expensive improvements. He noted his home needs to be repainted, the carpets need to be replaced and his maintenance free decking had to be replaced. He discussed the comps that were used for his home noting these homes were updated with new finishes and appliances. He suggested the value of his home be set at \$700,000.</p> <p>Member Hanson stated she believed the comps used for this home were close in vicinity. She reviewed the market value for this home, which was \$763,200. She noted the assessor had taken into consideration the condition of the home and had recommended a reduction in the recommended value for this property.</p> <p>Member Johnson indicated normal wear and tear was considered when valuing properties. She reiterated that adjustments were made to the property value and the recommended assessed value was \$717,100.</p> <p>Motion by Member Hanson, seconded by Member Johnson, to set the 2023 assessed value at \$717,100. Motion carried 5-0.</p>
<p>Petitions that have agreed with value recommendation or classification change pre-Local Board of Appeal & Equalization</p>	<p>City Assessor Yager advised that staff has reached agreement with the following properties and recommendations regarding these properties will be included in the formal report to the Board:</p> <p>Paul McLellan (Service Lighting Inc.), PID# 11-119-22-43-0018, 11621 95th Avenue North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$2,313,600. Motion carried 5-0.</p> <p>Holly Graff, PID# 34-119-22-24-0040, 6574 Berkshire Lane</p>

	<p>North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$280,000. Motion carried 5-0.</p> <p>Rosa Elia Velazquez Villanueva & Ricardo Figueroa Quiroga, PID# 27-119-22-42-0008, 7218 Sunnyslope Drive North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$376,000. Motion carried 5-0.</p> <p>Randall & Melissa Moberg, PID# 01-119-22-23-0028, 10552 Wellington Lane North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$419,800. Motion carried 5-0.</p> <p>Kevin & Kaylene Hautamaki, PID# 07-119-22-22-0065, 19098 100th Place North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$692,700. Motion carried 5-0.</p> <p>Raja & Jyothi Tella, PID# 33-119-22-42-0052, 14826 64th Avenue North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$512,500. Motion carried 5-0.</p> <p>Janet & Casey Lund, PID# 29-119-22-33-0061, 17266 69th Avenue North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$770,300. Motion carried 5-0.</p> <p>David & Jan Voges, PID# 15-119-22-24-0024, 13881 90th Avenue North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson,</p>
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	<p>to set the 2023 assessed value at \$375,000. Motion carried 5-0.</p> <p>Reka Leopald & Lee Meinerz, PID# 01-119-22-24-0017, 10550 Union Terrace Lane North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$355,000. Motion carried 5-0.</p> <p>Sean Cullen, PID# 34-119-22-33-0037, 6275 Empire Lane North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$475,000. Motion carried 5-0.</p> <p>Dennis & Mary Ingledue, PID# 01-119-22-21-0016, 10304 107th Place North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$398,700. Motion carried 5-0.</p> <p>David & Vicki Cary, PID# 21-119-22-31-0039, 8042 Ranchview Lane North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$536,300. Motion carried 5-0.</p> <p>Donna & Thomas O'Connor, PID# 19-119-22-24-0020, 18633 81st Place North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$413,800. Motion carried 5-0.</p> <p>Gerald Irvin & Janet Grove-Irvin, PID# 26-119-22-32-0032, 7153 Birchview Road North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$656,000. Motion carried 5-0.</p>
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	<p>Scott & Lynn Johnson, PID# 29-119-22-21-0007, 7682 Everest Lane North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$553,400. Motion carried 5-0.</p> <p>Andrew Siffert, PID# 19-119-22-11-0008, 17692 83rd Avenue North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$694,900. Motion carried 5-0.</p> <p>Five Star Industrial LLC; William Dunnigan, PID# 11-119-22-41-0012, 1150 96th Avenue North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$4,784,000. Motion carried 5-0.</p> <p>Five Star Industrial LLC; William Dunnigan, PID# 11-119-22-42-0017, 11600 96th Avenue North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$3,205,000. Motion carried 5-0.</p> <p>Jody Volk & William Commers, PID# 17-119-22-23-0082, 17279 91st Avenue North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$579,200. Motion carried 5-0.</p> <p>Cynthia M Friemel Revocable Trust, PID# 29-119-22-34-0020, 6948 Everest Lane North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$796,400. Motion carried 5-0.</p> <p>Patrick & Karen Wegerson, PID# 14-119-22-23-0087, 12373 89th Place North.</p>
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	<p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$459,300. Motion carried 5-0.</p> <p>Kassam & Molly Karim, PID# 19-119-22-42-0063, 7916 Ranier Lane North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$836,200. Motion carried 5-0.</p> <p>St. Clair Living Trust, PID# 07-119-22-23-0120, 9745 Alvarado Lane North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$375,000. Motion carried 5-0.</p> <p>Debra Davis, PID# 26-119-22-32-0031, 7169 Birchview Road North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$578,200. Motion carried 5-0.</p> <p>Thomas & Jeanne Kuhne, PID# 26-119-22-32-0030, 7183 Birchview Road.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$591,800. Motion carried 5-0.</p> <p>Jack & Kaitlin Fariss, PID# 34-119-22-23-0032, 6518 Glacier Lane North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$438,200. Motion carried 5-0.</p> <p>Desi Brothers LLC etal; Agapanthus LLC; Landmark Investments I, LLC; Amarilis, LLC, PID# 08-119-22-31-0014, 16800 County Road 30.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson,</p>
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	<p>to set the 2023 assessed value at \$1,409,100 and change classification from LA to LC. Motion carried 5-0.</p> <p>Bryan & Kayla Myers, PID# 28-119-22-12-0009, 7570 Mariner Drive.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$1,002,800. Motion carried 5-0.</p> <p>Gary & Luba Feinstein, PID# 31-119-22-32-0028, 6431 Vagabond Lane North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$475,000. Motion carried 5-0.</p> <p>Jared Jewelers (Sheldon P Doing Trustee), PID# 26-119-22-21-0005, 11905 Elm Creek Boulevard North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$2,187,400. Motion carried 5-0.</p> <p>Margaret Guardia, PID# 14-119-22-33-0014, 8525 Oakview Way North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$579,100. Motion carried 5-0.</p> <p>Maren Hall & Nathan Nodland, PID# 16-119-22-33-0042, 8653 Upland Lane North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$543,400. Motion carried 5-0.</p> <p>Jeff McNaught, attorney, Secure Mini Storage Ltd Ptrs, PID# 12-119-22-32-0003, 9580 Zachary Lane North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$14,984,200. Motion carried 5-0.</p>
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		<p>Chengshu & Jiameng Wang, PID# 34-119-22-31-0037, 6401 Berkshire Lane North.</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$334,000. Motion carried 5-0.</p>
Additional items from the staff of the Assessor's Office		<p>#57 Dylan Brandell (under contract) 8131 Inland La N; 20-119-22-23-0047</p> <p>Motion by Mayor Steffenson, seconded by Member Hanson, to set the 2023 assessed value at \$560,000. Motion carried 5-0.</p> <p>John and Michelle Overly, PID# 22-119-22-32-0065, 7971 Chesshire Lane N.</p> <p>Motion by Member Barnett, seconded by Member Johnson, to set the 2023 assessed value at \$1,054,000. Motion carried 5-0.</p> <p>Jeffery and Tamara Monk, PID #28-119-22-13-0005, 7488 Mariner Drive North.</p> <p>Motion by Member Hanson, seconded by Member Barnett, to set the 2023 assessed value at \$847,900. Motion carried 5-0.</p>
Recess		<p>Motion by Mayor Steffenson, seconded by Member Johnson, to adjourn the Board of Appeal and Equalization reconvene meeting. Upon call of the motion by Mayor Steffenson, there were five ayes and no nays. Motion carried.</p> <p>The meeting was adjourned at 9:19 p.m. by Mayor Steffenson.</p>

Respectfully submitted,

Heidi Nelson
City Administrator